BILL GARRETT, Davidson County
Trans:T20140002352 DEEDWARR
Recvd: 01/10/14 15:40 3 pgs
Fees:18.00 Taxes:14800.00
20140110-0002952

Box 44

THIS INSTRUMENT PREPARED BY:
WESLEY D. TURNER
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
150 Third Avenue South
Suite 1700
Nashville, Tennessee 37201
(615) 244-4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $4,000,000.00.

Affiant

Subscribed and sworn to before me, this 8th day of January, 2014.

Notary Public

My Commission Expires: December 6, 2016

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Dewitt Kerry McCluggage and wife, Victoria Laughlin McCluggage 1311 Chickering Road Nashville, TN 37215	SAME	14401000800

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JEFFREY MOBLEY AND FRANK M. BUMSTEAD, AS EXECUTORS OF THE ESTATE OF ALYNE QUEENER MASSEY,** hereinafter called the Grantor, have bargained and sold, and by these presents does transfer and convey unto **DEWITT KERRY MCCLUGGAGE AND WIFE, VICTORIA LAUGHLIN**

MCCLUGGAGE, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being the southerly 250 feet of Lot No. 4 on the unrecorded plan of Edwin Warner's Subdivision of part of a 75 acre tract in Belle Meade, and described according to a survey made by W. B. Southgate, Surveyor in August 1935, as follows:

Said part of said Lot No. 4 fronts 250 feet on the westerly side of Chickering Road, formerly Belle Meade Pike, and runs back between parallel lines 525 feet on the northerly line and 505 feet on the southerly line, to a dead line, on which it measures 237 feet.

Being the same property conveyed to Alyne Q. Massey by deed dated April 15, 1998, from Marilyn Noel McAlister (formerly Marily Noel Goss) and husband, John David McAlister, of record in Book 10895, page 809, Register's Office for Davidson County, Tennessee. The said Alyne Q. Massey having since died on September 11, 2012. By her Will of record as No. 12P1427, Davidson County Probate Court Clerk's Office, she directed that her real property be administered as a part of her probate estate, subject to the control of the Executors for purposes of administration. Letters Testamentary were issued to Jeffrey Mobley and Frank M. Bumstead. Alyne Q. Massey and Alyne Queener Massey are one and the same person.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to 2014 taxes, a lien not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

This is improved property known as: 1311 Chickering Road, Nashville, TN **37215**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns, forever; and we covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all person whomsoever.

WITNESS my hand this 8th day of January, 2014.

Jeffrey Mobley, Executor of the Estate of Alyne Queener Massey

Frank M. Bumstead, Executor , Executor of the Estate of Alyne Queener Massey

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JEFFREY MOBLEY, EXECUTOR**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 8th day of January, 2014.

Julia C. Hunt
Notary Public

My Commission Expires: JULIA C. HUNT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
MY COMMISSION EXPIRES: December 6, 2016

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **FRANK M. BUMSTEAD, EXECUTOR** , the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 7th day of January, 2014.

Becky Yarbrough
Notary Public

My Commission Expires: 10-18-2016

BECKY YARBOROUGH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires OCT. 18, 2016